



ERIE COUNTY SHERIFF'S OFFICE CIVIL PROCESS DIVISION

TIMOTHY B. HOWARD
SHERIFF

MARK N WIPPERMAN
UNDERSHERIFF



134 W. EAGLE ST. — 4TH FLOOR BUFFALO, NY 14202

SHERIFF'S REAL PROPERTY SALE # 00384514

BY VIRTUE OF a certain Writ of Execution, issued out of the ERIE SUPREME COURT, COUNTY of ERIE, and to me directed and delivered, I have levied upon and taken which I shall expose for sale as the law directs at the Erie County Sheriff's Office Civil Process Division, located on the 4th floor at 134 W. Eagle St., Buffalo, New York, on the 10TH day of SEPTEMBER, 2013 at 10:30 in the forenoon of that day – all the right, title, and interest which DANIEL DEMARCO had on the 8/15/2007 or at any time thereafter of, in, and to the following property, to wit:

ALL THAT TRACT OR PARCEL OF LAND, situate in the Town of Orchard Park, County of Erie and State of New York, being part of No. 31, Township 10, Range 7 of the Buffalo Creek Reservation, parts of Subdivision Lots Nos. 3 and 4, under Map Cover No. 1293, and also part of Subdivision Lot No. 1 under Map Cover No. 888 as filed in the Erie County Clerk's Office, bounded and described as follows:

Beginning at the point of intersection of the center line of Abbott Road and the south line of Windom Street, extended westerly; thence easterly along the south line of Windom Street, extended westerly and the south line of Windom Street 150.16 feet to the northeast corner of Subdivision Lot No. 3, according to map filed in Erie County Clerk's Office under Cover No. 1293; thence southerly at right angles and along the easterly line of Subdivision Lots Nos. 3 and 4, according to Map filed under Cover No. 1293, 76.48 feet to the north line of Subdivision Lot No. 1, according to Map filed under Cover No. 888; thence easterly along the north line of Subdivision Lot No. 1, according to a Map filed under Cover No. 888, 47 feet to a point; thence southerly at right angles 57 feet to the south line of Subdivision Lot No. 1, according to Map filed under Cover No. 888; thence westerly along the south line of Subdivision Lot No. 1, according to a Map filed under Cover No. 888, 130.89 feet to the easterly line of Abbott Road; thence northerly along the easterly line of Abbott Road 58.76 feet to a point; thence westerly parallel with the south line of Windom Street extended westerly 34 feet to the center line of Abbott Road; thence northerly along the center line of Abbott Road 78.70 feet to the point of beginning.

EXCEPTING AND RESERVING THEREFROM that portion therefrom, being Parcel 14, taken by the County of Erie by notice of Filing recorded in the Erie County Clerk's Office in Liber 9505 of Deeds at page 495.

Terms of the Sale are as follows:

- Strictly cash or attorney/bank check (attorneys must have an office in the 7th or 8th Judicial District of New York State); at least 10% down at the conclusion of bidding.
- Balance due by 4:00 PM the following business day from date of sale or within such reasonable extension of time as may be authorized by the Chief Deputy of the Civil Div.
- Down payment may be subject to forfeiture if balance is not paid by due date/time.
- **The Sheriff reserves the right to accept or reject any and all bids.**

Dated: 6/19/2013



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Property commonly referred to as: 3315 Abbott Road, Parcel A, Orchard Park, New York 14127

Notice of sale publication dates: (1) July 10th, 2013 (2) July 24th, 2013 (3) August 7th, 2013 (4) August 21st, 2013

Sheriff Timothy B. Howard by Deputy Joseph Hastreiter
Erie County Sheriff's Office
Civil Enforcement Division
134 West Eagle Street, Buffalo, New York 14202
(716) 858-6252

Attorney for the Plaintiff
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Sheriff's Docket Number 384514